



**Request for Fiscal Year 2009
Community Development Block Grant
(CDBG) Funds**

*In 2008, the City of Lakewood received
\$2,172,899 in CDBG funding*

PART I – GENERAL INFORMATION

AGENCY:	Lakewood Community Progress Inc.
ADDRESS:	14701 Detroit Avenue #130 Lakewood, OH 44107
TELEPHONE (DAY):	216-521-0655
CONTACT PERSON:	Mary Anne Crampton
TITLE:	Executive Director
PROJECT/ACTIVITY NAME:	Economic Development –Main Street Approach
GRANT REQUEST AMOUNT:	\$68,400

1. Problem/Need Identification

In 2002, the Lakewood Planning commission adopted the “Main Street Connections- Economic Revitalization Initiative” as the strategic plan for the City. This study identified the opportunities and challenges for the revitalization of the downtown district. The study recommended forming a 501-(c)(3) nonprofit community development corporation to carry out the strategies outlined in the report. Lakewood Community Progress Inc was formed in 2004 to carry out these strategies.

In December 2005, LCPI was accepted as a member of Heritage Ohio and Lakewood was named a Main Street Community, bringing to bear proven tools for revitalization to the downtown district. **Revitalization facilitates private re-investment in the area by attracting businesses that provide jobs and services to the community. Effective economic development provides new tax dollars to the city that can be used to address slum and blight** by protecting and enhancing our infrastructure, our deteriorating and underutilized commercial buildings and our aging housing stock.

Under the auspices of civic and business leaders who serve on the LCPI board, the organization has made significant, positive progress in improving the quality of the downtown experience of all residents, but in particular **those low-moderate income people who depend on services and jobs** located in the Main Street district for daily living needs:

- 2000 US census reports 10% of Lakewood families have incomes below the poverty level.
- 39.8% of Lakewood City school students are identified as “economically disadvantaged” and qualify for the free school lunch program; 46.6% of students at Grant Elementary, which is located within the Main Street district, qualify for the school lunch program.
- 14,465 residents live within ½ mile of the Main Street District.
- Every street/home within Lakewood’s 12 low-mod districts is less than 2 miles from the Main Street District, and readily accessible to downtown by foot, bicycle or RTA circulator.
- Low mod census tract #1605-3 overlaps the Main Street district.
- 525 “independent living” low-mod seniors live in the Westerly complex, 100+ independent residents, est. 90%+ of whom are low-income seniors, live at the Southwesterly. The Northwesterly has 66 residents in Assisted Living arrangements. The average age is 80.
- Two nursing homes, Ennis Court and Lakewood Senior Health Campus are within the Main Street District.

By focusing on economic development, LCPI bridges the interests of investors with those of the City with the goal of creating new jobs through business expansion. The Main Street Approach builds on existing resources and fosters improved community leadership and support on behalf of the Central Business District for the long term. In 2007, property owners reinvested over \$1.9 million in building improvements within the Main Street district. Using the Main Street model for revitalization, the following public-private achievements were realized by volunteer committees since June 2007: The **Economic Restructuring Committee** met with business and property owners/developers to identify community needs and facilitate investment e.g. Giltz & Co. , Lake Erie Real Estate Co. and Lakewood Equities. The **Promotion Committee**

hosted and planned community-building events including Lakewood Walks Main Street, Light Up Lakewood, Walk+Roll Lakewood, the Band2gether Concert Series and the Lakewood Mutt Masquerade Parade. These new events, bring thousands of consumers to the downtown district who spend money at local establishments providing an investment return to business owners, particularly independent retailers. This committee also leads the **Main Street Lakewood Blossoms** program that brought 8-hanging flowers baskets and 30 Earth Box flower boxes to the downtown district. Aesthetic improvements are essential to supporting the interests of business owners through the creation of an attractive environment. The **Design Committee** completed the Detroit Streetscape Plan, which has been presented to NOACA and approved for adoption by Lakewood City Council. The 12-month, community intensive process prompted the re-striping of Detroit Avenue, which had an immediate impact of traffic-calming, more street parking and improving pedestrian accessibility. These characteristics have been repeatedly cited as elements of vibrant and successful commercial areas. The Design Committee was also awarded a \$23,175 grant to be matched by the City of Lakewood for signage and wayfinding design for the Main Street district. The technical assistance sub-committee is working with building owners and merchants to improve the exterior appearance of their buildings/business

2) Strategy Statement

Lakewood Community Progress, Inc. (LCPI) will continue to build on the success of the Main Street effort to revitalize downtown Lakewood, and offer direct technical assistance to businesses on Detroit and Madison Avenues, 117th Street and Berea Road. These efforts will include:

1. Facilitation of economic (re)investment activities in the Main Street district by developers and commercial property owners that will minimize slum and blight, improve our tax base and enhance the quality of life of Lakewood's low-moderate income residents. Targeted properties for private investment in 2009 include, but are not limited to:
 - INA Building
 - Lakewood Center Building
 - Detroit-Warren Building - Lake Erie Properties
 - Marc's Plaza – The Coral Company
 - Drug Mart Strip – Giltz & Company
 - 15000 Block – Wholesome Hamburger
 - Lakewood Hospital
2. Ongoing discussions and appeals to city, regional, state and federal representatives to assure Main Street Lakewood's development are linked to funding opportunities to revitalize our commercial district, specifically with regard to implementing the Detroit Avenue Streetscape plan, which will prompt continued investment in the area.
3. Enhanced event programming to encourage investment in the area by private stakeholders. These events familiarize consumers with the businesses in Lakewood's primary commercial district. These free events also reaffirm the emotional "sense of place" for the community by creating positive home-town memories for all who participate, regardless of income level. These events include, but are not limited to:
 - Light Up Lakewood
 - Walk&Roll Lakewood
 - Band2gether Concert Series
 - Lakewood Walks Main Street
 - Lakewood Spooky Pooch Parade
4. Business and community engagement in the wayfinding and signage design process. This process will include refinement of a logo and establishment of a brand for the downtown district. As modeled by the Detroit Streetscape plan, this process will provide the opportunity for all stakeholders in our diverse community to contribute to the final product, and make the area more attractive to investors.
5. Collaboration with Ohio State Extension, Director of Tourism - Ohio Scenic Byway to explore marketing/tourism opportunities i.e., revenue streams, for private stakeholders.

3) Accomplishment measures

Facilitate the new development/reinvestment activity by no fewer than six property/business owners on Detroit and Madison Avenues, 117th Street and Berea Road. Financial investment will be documented.

Facilitate community engagement on at least one major Main Street development project, with the goal of maximizing the benefit for all stakeholders, and helping to assure successful completion of the project.

We will work with 150 businesses with the goal to help create no fewer than 23 new low-moderate income jobs.

Provide technical assistance to building/business owners in the Main Street District with regard to exterior appearance (this refers to storefront displays and consultation on signage and improving building aesthetics). Document re-investment cost of upgrades.

Expand by 50% the Main Street Lakewood Blossoms program to encourage investment in beautification of the downtown district.

Businesses will be encouraged to take advantage of opportunities related to no less than five public events.

Engage no less than 20 local organizations in public events, with a focus on increasing participation by those organizations that specifically serve low-moderate income residents.

Increase private funding by expanding solicitation to include stakeholders outside the Main Street district.

3. PROJECT AREA (city-wide, or identify census tract, neighborhood street boundaries, or street address where project is to take place): City-wide with focus on the Main Street District on the Detroit Avenue Commercial Target Street (Bunts road to Arthur Avenue), the Madison Avenue Commercial Target Street, and low-moderate income areas along 117th Street and Berea Road.

4.

PART III – ANTICIPATED BENEFITS

1. WHAT IS THE TARGET POPULATION? (e.g. elderly, disabled, abused children, etc.)
The target population includes property owners, business owners, plus Lakewood's low-moderate income population that will benefit from jobs created in the project areas. This population will also benefit from quality of life enhancement brought about by economic revitalization of the commercial districts and the minimization of slum or blight. Also, upon request, LCPI will expand its administrative support of the city's Security Initiative beyond beyond the current activity in census tract #1607-1.
2. PLEASE COMPLETE THE SECTION OF THE FOLLOWING TABLE THAT IS RELEVANT TO YOUR TYPE OF PROGRAM. THE NUMBER IN THE "LOW-MOD BENEFIT" COLUMN MAY BE THE SAME AS THAT IN THE "OVERALL BENEFIT" COLUMN.

FISCAL YEAR 2008			
Type of Program	A. Overall Benefit	B. Low-Mod Benefit (see Attachment II, "Income Guidelines")	C. % Low-Mod Benefit (B. / A.)
Social Service	Total number of Lakewood residents to be served: _____	Total number of Lakewood residents of low/moderate income to be served: _____	N/A _____%
Economic Development	Total number of Lakewood businesses to be served: 150	Total number of jobs to be created for low/moderate income people: 3	N/A _____%
Housing (includes rehab, new construction, or code inspection):	Total number of Lakewood housing units to be served: _____	Total number of Lakewood housing units occupied by low-moderate households to be served: _____	N/A%
Infrastructure	Total number of housing units to benefit directly from the project:		

3. IF THIS IS AN EXISTING PROGRAM, PROVIDE AN UNDUPLICATED COUNT OF THE NUMBER SERVED PER YEAR DURING. PLEASE INDICATE IF YOU ARE COUNTING UNITS, HOUSEHOLDS OR INDIVIDUALS:
FISCAL YEAR 2006:130 FISCAL YEAR 2007: 130
4. IF A SOCIAL SERVICE, PERCENTAGE OF PROGRAM'S LAKEWOOD CLIENTS TO TOTAL NUMBER OF PROGRAM CLIENTS: N/A
5. ANTICIPATED PERCENTAGE INCREASE IN THE NUMBER SERVED BY THE PROGRAM DURING FISCAL YEAR 2009: N/A
6. ON WHAT BASIS DO YOU ANTICIPATE AN INCREASE?

7. IS THERE ANY OTHER AGENCY SERVING LAKEWOOD RESIDENTS WITH A SIMILAR PROGRAM?
X No ☐ Yes (If yes, please list the agency and program.) _____
8. DOES THE AGENCY HAVE PROCESSES IN PLACE FOR SERVING BENEFICIARIES WHO DO NOT SPEAK ENGLISH? X No ☐ Yes (If yes, please describe)

9. WHICH SET OF INCOME ELIGIBILITY GUIDELINES DOES THE AGENCY TYPICALLY ADHERE TO IN THE ADMINISTRATION OF THIS PROGRAM [E.G. HUD PROGRAM LOW- AND MODERATE-INCOME GUIDELINES; HOUSING CHOICE VOUCHER PROGRAM (FORMERLY "SECTION 8"); FEDERAL HHS POVERTY GUIDELINES; ETC.]: _____
10. PLEASE LIST THE CLIENT ELIGIBILITY CRITERIA OF THE PROGRAM.
Businesses located on the following streets:
A. Detroit Avenue
B. Madison Avenue
C. W. 117th Street
D. Berea Road
E.
11. DESCRIBE THE POTENTIAL SPIN-OFF BENEFITS TO THE COMMUNITY IF THIS PROJECT IS FUNDED: The revitalization of Lakewood's commercial districts through private investment will strengthen the city's tax base and address slum and blight concerns. An improved retail environment will **create low-mod income jobs**, and provide valued services to city residents and downtown employees. A successful revitalization effort will stabilize and strengthen housing values and attract reinvestment by both commercial and residential property owners. In addition, community-building events in the downtown district have a lasting impact on the perceived benefit of living, working or visiting in Lakewood. In

2007 \$1.9 million in building improvements was reinvested in the Main Street District. We expect to exceed that pace in 2008 and 2009. The Main Street effort also engaged more than 100 residents and business owners who contributed over 3,887 hours, valued at \$69,996 to LCPI in 2007. This model has expanded in 2008 and will continue to grow in 2009.

PART IV – PROJECT TIMELINE AND BENCHMARKS

1. WHAT IS THE PROJECT'S CURRENT STATUS?

- ☒ existing program that is underway
☐ new program that is ready for implementation
☐ new program that is currently in the planning phase

2. WHEN WILL THIS PROJECT'S PROGRAM YEAR BEGIN? 01/01/2009 END? 12/31/2009

3. INDICATE BELOW THE AMOUNT OF CDBG FUNDS TO BE SPENT EACH QUARTER, BEGINNING JANUARY 1, 2009 AND ENDING DECEMBER 31, 2009.

2009 Jan., Feb. and March	2009 Apr., May and June	2009 July, Aug. and Sept.	2009 Oct., Nov., and Dec.
<u>17,100</u>	<u>17,100</u>	<u>17,100</u>	<u>17,100</u>

4. PROVIDE A WORK SCHEDULE IN THE SPACE BELOW THAT INDICATES A PROJECTED MILESTONE AND DEADLINE FOR ACCOMPLISHMENT OF TASKS OR THE DELIVERY OF SERVICES. (E.G. THE SCHEDULE FOR A PUBLIC SERVICE ACTIVITY MAY SPECIFY DELIVERY OF A CERTAIN NUMBER OF STAFF HOURS PER QUARTER, OR DELIVERY OF SERVICES TO A CERTAIN NUMBER OF CLIENTS PER QUARTER.)

MILESTONE	DEADLINE
720 staff hours/quarter	1 st , 2 nd , 3 rd and 4th Quarters 2009

PART V – FINANCIAL SUMMARY

1. IF THIS PROJECT INCLUDES PHYSICAL IMPROVEMENT(S), WHAT IS THE LIFE EXPECTANCY OF THE IMPROVEMENT(S)?

N/A

2. DOES THIS PROJECT PRODUCE PROGRAM INCOME (I.E. REVENUES)?

x No Yes (If yes, what is the estimated income to be produced and according to what schedule?): _____

3. PLEASE IDENTIFY THE PRIMARY STAFF MEMBERS THAT WILL BE INVOLVED IN THE ADMINISTRATION OF THE PROGRAM. IDENTIFY IF POSITION IS TO BE NEWLY HIRED IN THE "SUMMARY" SECTION OF THE TABLE.

TITLE	TYPE OF POSITION	AMOUNT OF TIME DEVOTED TO PROGRAM	BRIEF SUMMARY OF RESPONSIBILITIES
Executive Director	☒ full-time ☐ part-time ☐ volunteer	☐ full-time ☒ part-time 80%	Management of all LCPI activities including directing the Main Street program and the West End Security Initiative,. Representation at other city-wide economic development discussions as appropriate.
Administrative Assistant	☐ full-time ☒ part-time ☐ volunteer	☒ full-time ☐ part-time	Newly hired position responsible for data base creation and maintenance; record keeping for expanded membership drive, correspondence and general office support for volunteers and management.
Economic Restructuring Committee Chair	☐ full-time ☐ part-time ☒ volunteer	☐ full-time ☒ part-time	Leads market analysis effort and co-represents (with director) citizen interests in development activity.
Economic Restructuring Committee Members	☐ full-time ☐ part-time ☒ volunteer	☐ full-time ☒ part-time	Volunteer expertise and professional contacts to provide tech assistance to investors.
Promotion Committee Chair	☐ full-time ☐ part-time ☒ volunteer	☐ full-time ☒ part-time	Leads volunteer effort to create and promote community events in the downtown district.
Promotion Committee Members	☐ full-time ☐ part-time ☒ volunteer	☐ full-time ☒ part-time	Engage businesses and merchants in promotional materials and events.
Organization Committee Chair	☐ full-time ☐ part-time ☒ volunteer	☐ full-time ☒ part-time	Leads volunteer efforts to fundraise and address legal, financial and board structure issues for the organization.
Design Committee Chair	☐ full-time ☐ part-time ☒ volunteer	☐ full-time ☒ part-time	Leads volunteer efforts to improve the aesthetics the downtown district including streetscape design, building maintenance tech support and store display consulting.

4. SOURCE OF FUNDS FOR PROJECT:

Complete this budget for the activity for which you are requesting funds only, not the entire agency or departmental budget, unless this is the only activity administered by your agency.

SOURCE OF FUNDS	COMMITTED		AMOUNT
	YES	NO	
APPLICANT AGENCY FUNDS	☐	X	
LAKEWOOD CDBG CARRY-FORWARD FUNDING FROM FY 2008	☐	☐	\$
OTHER FEDERAL FUNDING	☐	X	\$
STATE GOVT. FUNDING	☐	X	\$
COUNTY GOVT. FUNDING	☐	X	\$
PRIVATE SECTOR FUNDING (E.G. FOUNDATION)	X	☐	\$40,600
CLIENT FEES (ATTACH FEE SCHEDULE)	☐	☐	\$
OTHER: IN KIND SERVICES	☐	☐	\$ 15,000
LAKEWOOD CDBG FY 2009 FUNDING REQUEST			\$68,400
TOTAL PROJECT BUDGET			\$107,200

5. ADDITIONAL FUNDING INFORMATION (Include all costs necessary to complete this activity, such as architectural fees, administration fees, and other necessary expenses.)

- A. IF THIS REQUEST IS FOR NEW CONSTRUCTION, REHABILITATION, ACQUISITION OR EQUIPMENT, SUBMIT A COST ESTIMATE FROM AN UNRELATED THIRD PARTY. *IF CDBG FUNDS ARE USED FOR CONSTRUCTION OR REHABILITATION COSTS, THEN FEDERAL WAGE RATES ("DAVIS-BACON") MUST BE PAID. AGENCY MUST ALSO SUBSCRIBE TO REPORTING REQUIREMENTS OF THE CITY OF LAKEWOOD RELATED TO PAYMENT OF DAVIS BACON WAGE RATES.*
- B. SUBMIT OTHER FUNDING SOURCE COMMITMENT LETTERS TO SUPPORT BUDGET FIGURES ABOVE.
- C. WHEN WILL OTHER FUNDING COMMITMENTS BE AVAILABLE FOR USE IN THIS PROJECT?

6. BREAKDOWN OF CDBG FUNDING:

Complete this budget table for CDBG funds request only. No indirect costs may be paid with CDBG funds without an approved indirect cost plan.

EXPENDITURE TYPE	DETAILED DESCRIPTION OF EXPENDITURE (ATTACH SHEET IF NECESSARY)	AMOUNT
SALARIES AND BENEFITS	80% of Executive Director @ \$56,000=\$44,800 42% of Administrative Assistant @ \$20,000	\$64,800
OPERATING COSTS (e.g. supplies, professional services, postage, materials, travel, etc.)	20% of operating budget	\$ 4,000
CAPITAL COSTS (e.g. land or building acquisition, construction, rehab, demolition, etc.)		\$
OTHER (IN KIND SERVICES)		\$
OTHER		\$
TOTAL		\$68,400

7. THE REQUESTED AMOUNT OF CDBG FUNDING COMPRISES 63% OF THE TOTAL PROGRAM BUDGET.

8. TOTAL PROPOSED 2009 AGENCY BUDGET:

EXPENDITURE TYPE	AMOUNT
SALARIES AND BENEFITS	\$128,500
OPERATING COSTS (e.g. supplies, professional services, postage, materials, travel, etc.)	\$ 48,375
CAPITAL COSTS (e.g. land or building acquisition, construction, rehab, demolition, etc.)	\$ 8,400
OTHER (DESCRIBE:) IN KIND SERVICES	\$ 15,000
OTHER (DESCRIBE:)	\$
TOTAL	\$200,275

PART VI – AGENCY INFORMATION

1. NON-PROFIT AGENCIES SHOULD SUBMIT ONE COPY OF EACH OF THE FOLLOWING DOCUMENTS:
 - A. ONE (1) COPY OF THE ORGANIZATION'S ARTICLES OF INCORPORATION attached
 - B. ONE (1) COPY OF THE ORGANIZATION'S IRS TAX EXEMPT STATUS DETERMINATION LETTER. ENTER TAX EXEMPT ID NUMBER HERE: 55-0793987
 - C. CURRENT LIST OF THE ORGANIZATION'S BOARD OF DIRECTORS OR TRUSTEES, AND THEIR AFFILIATIONS. attached
 - D. ONE (1) COPY OF THE ORGANIZATION'S MOST RECENT ANNUAL REPORT. ATTACHED
 - E. ONE (1) COPY OF THE ORGANIZATION'S MOST RECENT AUDITED ANNUAL FINANCIAL STATEMENT. DNA
2. WHAT IS THE GEOGRAPHICAL AREA OF SERVICE FOR YOUR AGENCY? _____
Lakewood Ohio
3. IS THE AGENCY LICENSED OR ACCREDITED? ☒ No ☐ Yes (If yes, by whom?)

4. DOES THE AGENCY FORMALLY EVALUATE AND MEASURE THE EFFECTIVENESS OF THIS PROGRAM? ☐ No ☒ Yes

If not, please explain your efforts to implement such a process. If yes, describe how.: Heritage Ohio conducts a 10-pt evaluation process annually. In addition, the local organization reports monthly on activity in the Main Street district.
5. HOW WILL THE AGENCY MODIFY THE PROGRAM IF FULL FUNDING IS NOT RECEIVED?
We will not proceed and/or not hire part-time staff for 2H 2009 and/or reduce salary levels.
6. PLEASE EXPLAIN ANY SIGNIFICANT CHANGES IN AGENCY FUNDING SOURCES THAT HAVE OCCURRED IN THE LAST TWO (2) YEARS: A business membership plan is underway for 2008.
7. WHAT NEW APPROACHES ARE BEING DEVELOPED OR EXPLORED TO GENERATE NEW SOURCES OF FUNDS? Increased levels of sponsorships for downtown events. We are also in conversation with LakewoodAlive to expand individual membership solicitation.

8. WHAT STEPS HAVE BEEN TAKEN IN THE PAST YEAR TO MAKE THE AGENCY MORE COST EFFECTIVE?

We have successfully expanded the number of businesses contributing to the organization. New in 2008: Discount Drug Mart, The Coral Company, Aladdins and, Rozi's Wine House. We have also expanded the amount in-kind services to include web-hosting and editing and internet services.

PART VII

IF THIS REQUEST IS ACCEPTED FOR FUNDING, THE APPLICANT MUST BE WILLING TO COMPLY WITH ALL APPLICABLE FEDERAL, STATE AND CITY REQUIREMENTS AND ENTER INTO A FUNDING AGREEMENT WITH THE CITY OF LAKEWOOD.

APPLICANT CERTIFIES THAT:

TO THE BEST OF MY KNOWLEDGE AND BELIEF, DATA CONTAINED IN THIS APPLICATION IS TRUE AND CORRECT. THIS APPLICATION HAS BEEN DULY AUTHORIZED BY THE APPLICANT'S APPROPRIATE BOARD OF TRUSTEES, BOARD OF DIRECTORS, OR CHIEF EXECUTIVE OFFICER.

SUBMITTED BY: MARY ANNE CRAMPTON

SIGNATURE:

TITLE:

DATE:

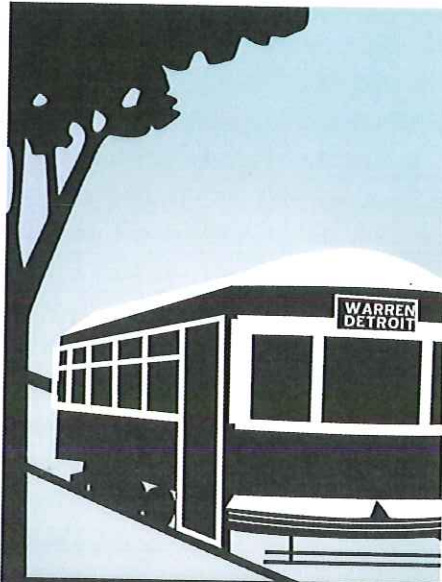
Mary Anne Crampton
EXECUTIVE DIRECTOR
7/24/08

SUBMIT ONE UNSTAPLED **ORIGINAL AND TWO (2) STAPLED COPIES** OF APPLICATION AND ATTACHMENTS BY **5:00 PM, MONDAY, JULY 7, 2008** TO:

EMMA PETRIE BARCELONA
GRANTS ADMINISTRATOR
DIVISION OF COMMUNITY DEVELOPMENT
CITY OF LAKEWOOD
12650 DETROIT AVENUE
LAKEWOOD, OHIO 44107
(216) 529-7680
FAX: (216) 529-5907
EMMA.BARCELONA@LAKEWOODOH.NET

ATTACHMENT I
CHECKLIST FOR ENCLOSURES

- x** PART II, QUESTION 1 – PROBLEM NEED/IDENTIFICATION
- x** PART II, QUESTION 2 – STRATEGY STATEMENT
- x** PART V, 2 – PROGRAM INCOME SCHEDULE (IF APPLICABLE)
- ☐ PART V, 5A– CONSTRUCTION COST ESTIMATE (IF APPLICABLE)
- ☐ PART V, 5B – FUNDING SOURCE COMMITMENT LETTERS (IF APPLICABLE)
- ☐ ARTICLES OF INCORPORATION (IF APPLICABLE)
- x** IRS TAX EXEMPT STATUS DETERMINATION LETTER (IF APPLICABLE)
- x** LIST OF BOARD OF TRUSTEES (IF APPLICABLE)
- x** MOST RECENT ANNUAL REPORT (IF APPLICABLE)
- ☐ MOST RECENT AUDITED ANNUAL FINANCIAL STATEMENT (IF APPLICABLE)



MAIN

STREET

LAKELWOOD

LCPI
ANNUAL REPORT
2007

FROM OUR PRESIDENT

As the year 2008 begins, it is important to reflect on the activity, accomplishments, partnerships and organizational changes that occurred in 2007. 2007 was a year of transition and excitement for LCPI. In June of 2007, our organization was fortunate enough to attract a high energy Lakewood resident, Mary Anne Crampton, as our new Executive Director. Mary Anne was quick to hit the ground running and solidified relationships with Lakewood Hospital, LakewoodAlive, The Lakewood Observer, City of Lakewood, First Federal of Lakewood, The Lakewood Chamber and many other local merchants/organizations (see our list of supporters and partners). LCPI facilitated several activities for the benefit of the community including the Detroit Avenue Streetscape Design process, Lakewood Gift Certificates and our fundraiser, the Lakewood Cornhole Tournament. Main Street Lakewood programming included Lakewood Walks, Lakewood Blossoms, Clean-up Crawl and Light Up Lakewood, all of which brought vitality and excitement to our downtown district.

As we move forward in 2008, my term as President will be ending. Please join me in welcoming and supporting Mikelann Rensel as the new president of the board. Looking ahead, we expect that LCPI's role in community development will continue to grow as we expand our capacity to address the challenging issues related to economic development in Lakewood.

In closing, my thanks go to our board, our partners, our founders and most importantly our volunteers, who work countless hours on a variety of projects and together are responsible for LCPI's success.

Sincerely,

David T. Shaw
President, LCPI

ABOUT US

Lakewood Community Progress, Inc. (LCPI), was founded in 2002 by the Lakewood Chamber of Commerce and the City of Lakewood. It is an economic development corporation whose mission is to improve the quality of life of residents by creating alliances with community leaders, leveraging community assets and expanding the pool of available resources in order to facilitate economic stability and growth in the City of Lakewood. In 2004, LCPI was granted non-profit, 501-c(3) status.

LCPI is a member of the National Trust for Historic Preservation Trust and Heritage Ohio, which is the oversight organization for the Ohio Main Street Program.

What is Main Street Lakewood?

Main Street Lakewood is a volunteer-based program of LCPI and it was the focus of our activity in 2007. Main Street Lakewood is dedicated to the revitalization of Lakewood's historic downtown commercial district. Our purpose is to facilitate investment in downtown Lakewood by working to create an environment where residents, employees and guests want to come to live, work, shop and play.

Main Street Lakewood programming and committee structure is guided by the Main Street Four-Point Approach™:

Organization is the building of consensus and cooperation between the groups that play a role in the downtown.

Design involves improving the downtown's image by improving all aspects of its physical appearance.

Promotion involves marketing the downtown's unique characteristics to shoppers, investors, new businesses, tourists, and others.

Economic Restructuring involves strengthening the existing economic base of the downtown while diversifying it.

WHERE IS MAIN STREET?

Lakewood's Main Street district is designated as the Detroit Avenue commercial district between Arthur Avenue and Bunts Road. It is the expectation of the LCPI Board that the Main Street model, once successfully executed in downtown Lakewood, will be used to revitalize other commercial districts in Lakewood.

WHO IS MAIN STREET?

Coordinated by our executive director, Main Street Lakewood is a volunteer-based program. Four committees, guided by the Main Street Four-Point Approach™, define and support programming, events and advocacy work:

Organization Committee

Steve Ott, Chair

Design Committee

Paul Beegan, Chair

Promotion Committee

Mikelann Ward Rensel, Chair

Economic Restructuring Committee

Mike Summers & John Mitterholzer, Co-chairs

Executive Director

Mary Anne Crampton

2007 MAIN STREET LAKEWOOD HIGHLIGHTS

Lakewood Blossoms

The goal of Main Street Lakewood Blossoms is to enhance the beauty of the downtown area by providing a low-cost, low maintenance solution to merchants in the business district. An aesthetically pleasing environment at the street level encourages pedestrian activity, a key element of a vital business district. Initial funding, provided by Keep Lakewood Beautiful covered the cost of a pilot flower box program, located on the window sills of the Lakewood Chamber of Commerce at 14701 Detroit Avenue, Suite #130 (in the INA Building).

The Lakewood Blossoms program currently utilizes "Garden in a Box" flower boxes. These 3-ft long window boxes are designed with a water/fertilizer reservoir which eliminates the need for daily watering, a major concern of busy retailers. Water is replenished through a tube at the surface, thereby avoiding the mess of overflow water and dirt. Each box uses 2 cubic feet of potting soil, providing the depth required for the deep roots systems that will develop for the mass planting effect we seek.

We are seeking additional funding to match the contribution of local merchants to expand the program along the length of the Main Street Lakewood district.

Clean-Up Crawl

Event Chair: Mikelann Rensel

Held on the first Saturday in April, Main Street Lakewood's Clean-Up Crawl attracted 27 residents to spruce-up the business district in anticipation of warmer weather activity in downtown Lakewood. Volunteers picked up litter, swept the sidewalks of debris in coordination with the City street-sweeping trucks.

2007 MAIN STREET LAKEWOOD HIGHLIGHTS

Lakewood Walks

Event Co-chairs: Susan Grimberg and David Pauer

Main Street Lakewood is collaborating with Lakewood Hospital and the City of Lakewood to promote walking in downtown Lakewood. Our pedestrian friendly community is good for both health and business. On August 22 we held our first Lakewood Walks Main Street event. Participants walked a one or two mile route, and checked in at water stops located in businesses in the Main Street District. A total of 168 participants walked 278 miles.

Lakewood Shops Main Street, in conjunction with Light Up Lakewood, was held in December to support our local merchants and promote our walkability. Twenty-two merchants participated, many of whom held special promotions to welcome walkers.

Detroit Avenue Streetscape Design

Chair: Paul Beegan

A year-long effort that included three public meetings, dozens of committee meetings and sessions with City Architecture, was rewarded in December with the 141-page Detroit Avenue Streetscape Design Plan. This work was funded by a \$75,000 TLCI (Transportation for Livable Communities Initiative) grant from NOACA. The Design Committee will work on the implementation phase of the project in 2008, starting with a presentation to the Planning Commission and then on to City Council for approval. Funding sources are being researched. We are applying for a Heritage Ohio grant to fund the creation of Design Guidelines for streetscape elements in 2008.

1st Annual Cornhole Tournament

Event Co-chairs: Suzanne Metelko, David Shaw, Leslie Favre

LCPI's first fundraiser took place in mid-August on the western edge of Lakewood at the Around the Corner parking lot. Well conceived and executed, this first year event attracted players from across NEO, turned a modest profit, and most importantly set the stage for a significantly larger event in 2008.

2007 MAIN STREET LAKEWOOD HIGHLIGHTS

Light Up Lakewood

Event Co-chairs: Jenni Baker and Jen Raynor

An estimated 2000 residents came to downtown Lakewood to kick-off the holiday season with a lighting ceremony at the Lakewood Hospital green, plus activities and entertainment all along Detroit Avenue, which was closed to traffic for the event.

A collaborative effort between Main Street Lakewood and LakewoodAlive, the return to downtown for this event was historic and very well received. Lakewood Hospital served as title sponsor and also underwrote the beautiful lighting display. Santa arrived by rocket car, nonprofits served hot chocolate and donuts, and school groups provided entertainment. Eateries were packed as revelers sought out places to get warm before setting out to the street to see neighbors, friends and carolers.

Thanks to a devoted and hard-working committee, the street looked beautifully festive and the entertainment was non-stop. There was something for everyone of any age to enjoy.

Planning is already started for another wonderful community building event in 2008.

Lakewood Gift Certificates

With financial assistance from LakewoodAlive, Main Street Lakewood launched a city-wide, "buy local", gift certificate program using CertifiChecks®. In the six-week period leading up to the Christmas holiday, more than \$4,600 dollars of gift certificates were sold. The gift certificates can be purchased year-round at Phoenix Coffee, 15108 Detroit and Geiger's Clothing & Sports, 14710 Detroit. Lakewood Gift Certificates are redeemable over 180 Lakewood businesses.

Website

The Dubis Group created and launched our website in December 2007. A key tool for promotion and education, it is unique in its clean design and easy access to relevant information: mainstreetlakewood.org

2007 REINVESTMENT

In calendar year 2007, property owners reinvested over \$1.9 million in building improvements within the Main Street Lakewood district. Notable among these investments is Lakewood Hospital upgrades including the completion of the state-of-the-art Neuro Integrated Care Unit, and the new Diabetes Center in the Lakewood Hospital Professional Building.

VOLUNTEERS

The Main Street™ revitalization program model is volunteer-based. More than 100 residents and stakeholders contributed over 3,887 hours to LCPI/Main Street Lakewood activities in 2007. These hours are valued at \$69,996. The Detroit Avenue Streetscape Design process and the Light Up Lakewood event are just two of the larger projects that required extensive volunteer work. From stuffing envelopes to chairing events, every Main Street Lakewood project, large or small, succeeds only due to the generous help of volunteers.

2007 BOARD - EXECUTIVE OFFICERS

David Shaw - President	Dr. David Estrop
Mikelann Rensel - Vice President	Mary Sue McGorray
Tim Laskey - Treasurer	Steve Ott
Kathy Berkshire - Secretary	Tom Jordan
Jack Gustin	Curt Brosky
Mayor Tom George	Mike Summers
Randy Doi	Erin Fach
Mary Louise Madigan	Paul Beegan
Chas Geiger	Mary Anne Crampton

SUPPORTERS

We are grateful for the general operating support of the generous individuals, businesses and organizations, who make the work of LCPI possible:

Financial Supporters

City of Lakewood	Kathryn Berkshire
Community Advisory Council	Curtis Brosky
City Council	David Estrop
Keep Lakewood Beautiful	Diane Helbig
Cleveland Clinic Health Systems	Timothy Laskey
Lakewood Hospital	Mary Louise Madigan
First Federal of Lakewood	Mary Sue McGorray
Geiger's Clothing and Sports	Meg Ostrowski
Lakewood Chamber of Commerce	Mikelann Ward Rensel
LakewoodAlive	David Shaw

In-Kind Service Providers

CSDS Inc.	Lakewood Chamber of Commerce
Dubis Group	Laskey CPA



David Lay, Lakewood Observer, www.dlayphoto.com

SUPPORTERS

Please join us in recognizing the invaluable contributions of the following organizations and individuals who provided programming support to Main Street Lakewood in 2007 through sponsorships and services:

Event Sponsors

Around the Corner Café
Beer Engine
City of Lakewood
Department of Public Works &
Lakewood Police Department
CSDS Inc.
David & Virginia Estrop
Coral Company
Discount Drug Mart
First Energy
First Federal of Lakewood
Giant Eagle

Geiger's Clothing & Sports
Hinkley Lighting
Lakewood Chamber of Commerce
Lakewood City Schools
Lakewood Hospital
Marketing & Community Outreach
Operations & Technical Systems
Lakewood Observer
Laskey CPA
Rockport Square
Sweet Designs

Program Participants

Aladdin's
Beck Center for the Arts
Beran's Studio
Blue Onion Take-Out
Boston Market
Caribou Coffee
Cerny Shoes
Chipotle
City of Lakewood
Division on Aging
Cleats Lakewood
Cosmic Collectibles
Curry Copy Center
CVS Pharmacy

Dave's Cosmic Subs
Déjà vu
Dough Boys
Dramatics Hair Design
Einstein Bagels
First Federal of Lakewood
Game Stop
Geiger's Clothing & Sports
Giant Eagle
Girl Scouts USA
H&R Block
Hixson's Flowers
Huntington Bank
Key Bank

SUPPORTERS

Program Participants (continued)

Ink Stop	Landfall Travel
Lakewood Catholic Academy	Lakewood Earth & Food Community
LCA Choir & Advanced Band	Lion & Blue
Lakewood Center North	National City Bank
Lakewood Christian Service Center	Pacer's
Lakewood City Schools	Phoenix Coffee
McKinley Elementary Choir	Plantation Home
Lincoln Elementary Singers	Rozi's Wine House
Hayes Elementary Honor Choir	Souper Market
Lakewood High School Drama Club	St. Edward High School Trash Talkers
Lakewood Historical Society	Sweet Designs Chocolatier
Lakewood Kiwanis	The Melt Bar & Grilled
Lakewood Presbyterian Church	The Music Exchange
Lakewood Public Library	TJ's Butcher Block & Deli
Lakewood Senior Center	USA Parking
Lakewood YMCA - Adventure Guides	Winking Lizard Lakewood



Jim O'Bryan, Lakewood Observer

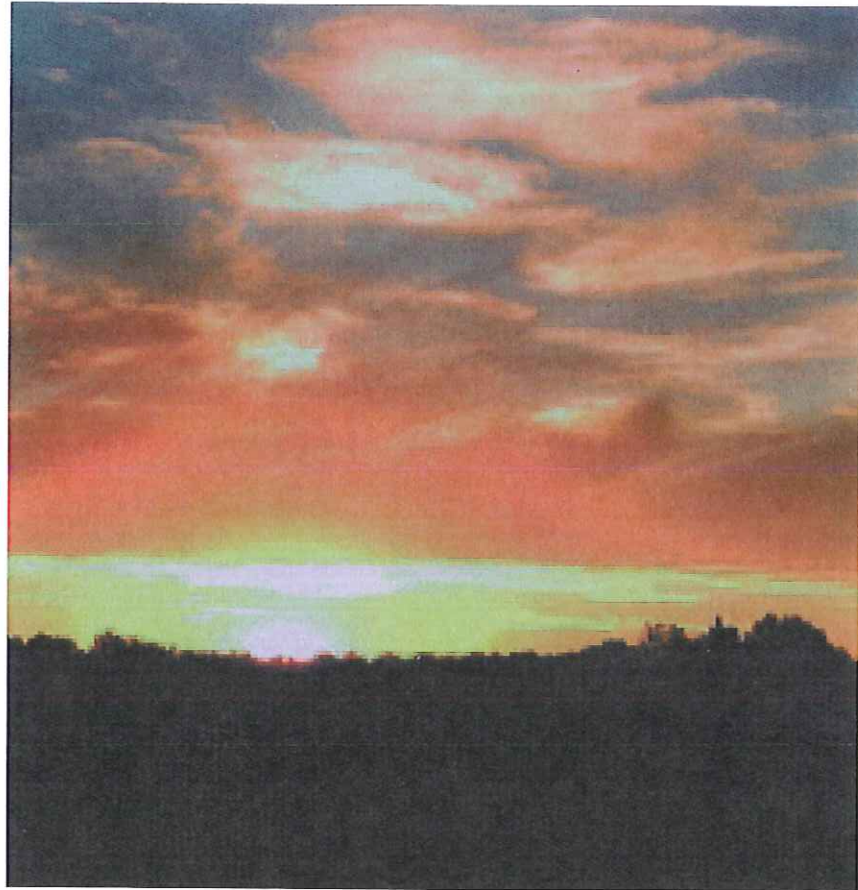
VOLUNTEERS

We thank our volunteers, who through their generosity of time, spirit and talent, made Lakewood a better place in 2007:

Debbie Baker
Jenni Baker
Pat Ballasch
Paul Beegan
Kathy Berkshire
Curt Brosky
Tom Bullock
Kevin Butler
Cullen Carey
Don Cerny
Marie Chamoun
Ty Cliffl
Dave Clifford
Mary Coleman
Dave Connor
Justine Cooper
Kathy Curran
Peggy David
Janet Delaney
Aron Doi
Tina Dolasek
Randy Doi
Mark Dubis
Robert Eardley
Carter Edman
Dave Estrop
Erin Fach
Michael Fleenor
Jay Foran
Andrea Foust
Linda Friedrich
Amy Frost
Chas Geiger
Susan Grimberg
Jack Gustin

Kathy Haber
Patty Harkenrider
Jerry Hoegner
Julie Hutchinson
Kelly Jablonowski
Chris Johnson
Shawn Juris
Tracey Kastelic
Carolyn Kilbane
Ruth Koeningsmark
Timi Kormos
Tim Laskey
Tim Liston
Mark Lastition
Mike Love
Rhonda Loje
Eric Lowrey
Jeanne Mackay
Mary Louise Madigan
Carol Mason
Sean McDermott
Mary Sue McGorray
Cory McHugh
KC McKenna
Suzanne Metelko
Sandy Millman
John Mitterholzer
Marcia Moll
Jonathan Morgan
Jim O'Bryan
Jennifer Pae
Melissa Page
Frank Palmieri
Kim Paras
David Pauer

Dana Paul
Kim Senft-Paras
Kyle Petras
Mary Helen Petrus
Chrissy Pursifull
Jennifer Raynor
Paula Reed
Mikelann Rensel
Dave Robar
Heather Rudge
Patty Ryan
Betsy Shaughnessy
David Shaw
Taylor Shaw
Richard Sicha
Aimee Smith
Mike Smith
Sarah Spengler
Cindy Stockman
Shannon Strachan
Betty Terek
Katie Thompson
Mark Timieski
Tom Turner
Sunny Updegrove
Kate van Stratton
Mike Summers
Trish Vargo
John Waddell
Julie Warren
Ken Warren
Shawn Warren



Jim O'Bryan, Lakewood Observer

2008 EVENTS

April

Clean-Up Crawl

June

LCPI Cornhole Tournament

July

Walk + RollTM Lakewood

July & August

Band2gether

August

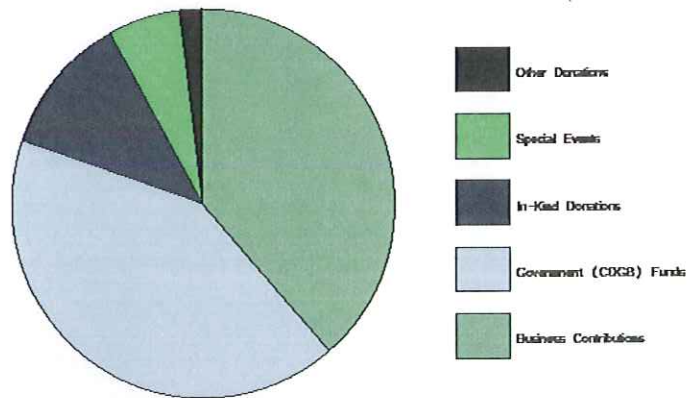
Lakewood Walks Main Street

December

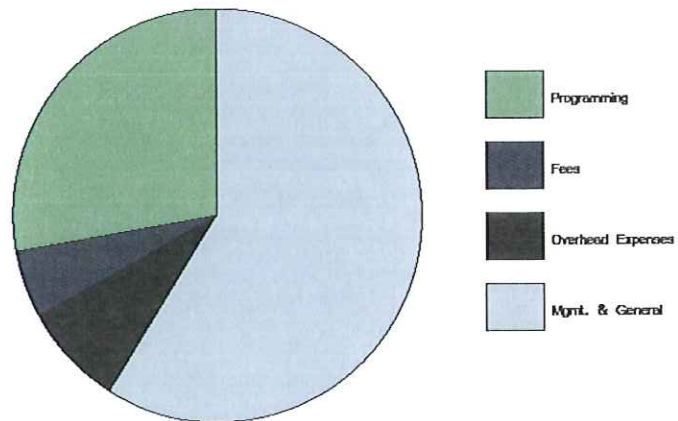
Light Up Lakewood

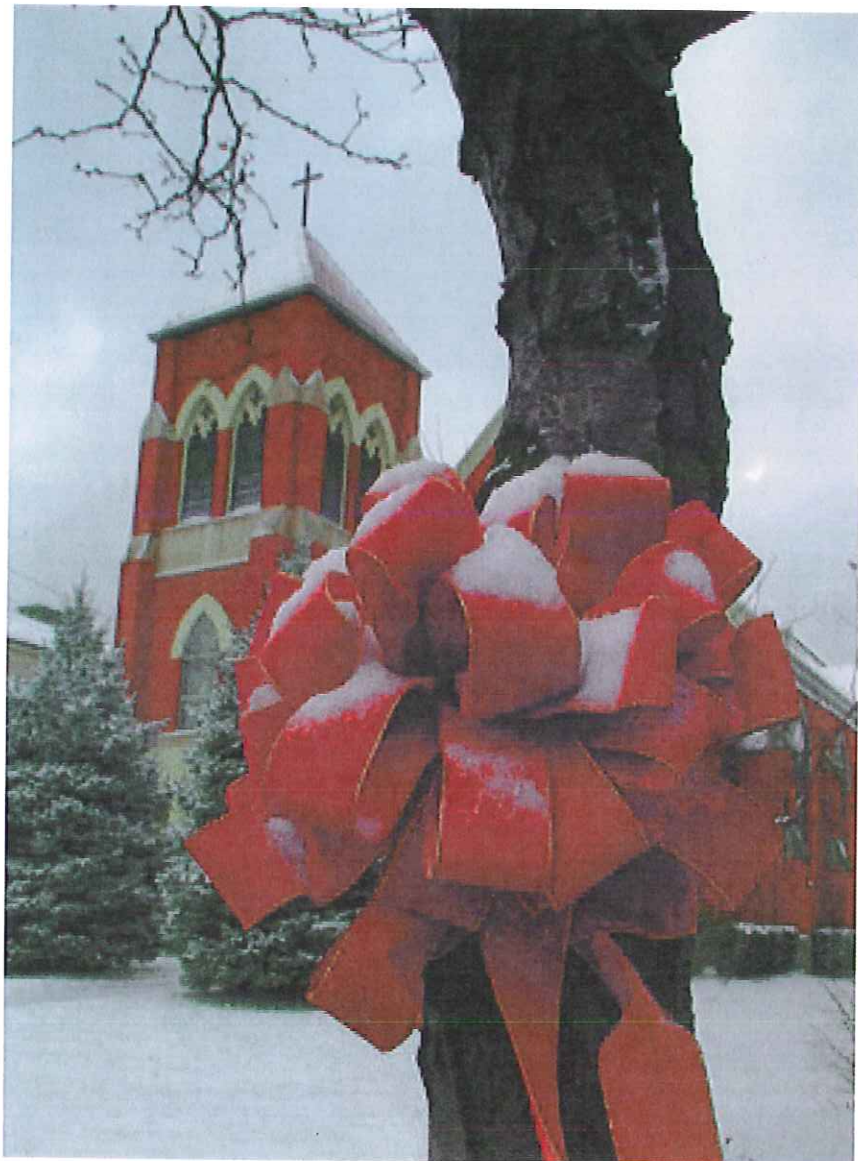
FINANCES

2007 Actual Operating Budget: \$73,273.78



2007 Expenses: \$73,420.33





Jim O'Bryan, Lakewood Observer

CONTACT INFORMATION

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